

**BEFORE THE PLANNING COMMISSION FOR  
THE CITY OF BEAVERTON, OREGON**

IN THE MATTER OF A REQUEST FOR APPROVAL ) ORDER NO. 2972  
OF A NEW CONDITIONAL USE, TUALATIN HILLS ) CU2023-0002 ORDER APPROVING  
PARK AND RECREATION DISTRICT, APPLICANT. ) RIDGEWOOD PARK DOG RUN, NEW  
 ) CONDITIONAL USE.

The matter came before the Planning Commission on October 25, 2023, on a request for a New Conditional Use approval for a new dog run in an existing public park in the Residential Mixed A zoning district (RMA). This matter was continued from the October 18, 2023, Planning Commission meeting. The site is located at Tax Lot 01500 on Washington County Tax Assessor's Map 1S102CD.

Pursuant to Ordinance 2050 (Development Code) Section 50.45, the Planning Commission conducted a public hearing and considered testimony and exhibits on the subject proposal.

The Commission, after holding the public hearing and considering all oral and written testimony, adopts the Staff Report dated October 11, 2023, and the findings contained therein, as applicable to the approval criteria contained in Sections 40.03 and 40.15.15.5 of the Development Code.

Therefore, **IT IS HEREBY ORDERED** that **CU2023-0002** is **APPROVED**, based on the testimony, reports and exhibits, and evidence presented during the public hearing on the matter and based on the facts, findings, and conclusions found in the Staff Report dated Staff Report dated

October 11, 2023, and the findings contained therein, subject to the conditions of approval as follows:

**A. General Conditions, the applicant shall:**

1. Ensure that the Design Review Compliance Letter (DR2023-0038) and Parking Determination (PD2023-0001) applications have been approved and are consistent with the submitted plans. (Planning / BG)

**B. Prior to commencement of the use, the applicant shall:**

2. Obtain a Washington County Sign Right-of Way Permit from the Operations Division (503.846.7623) via the Public Permitting and Services Portal (WashCoORACA.com) for the following: (Washington County / NV)
  - a. Installation of a “No Parking” sign on the site’s frontage of SW Wilshire Street approximately 50 feet from the intersection (face of curb) of the off-ramp.
3. Complete the required signage installation and have the work accepted by Washington County. (Washington County / NV)
4. Obtain an ODOT Miscellaneous Permit for the following: (Planning / BG)
  - a. Reconstruction of the ADA ramp at the highway off-ramp cross walk, as necessary, to comply with current local, ODOT, and ADA standards.
5. Complete the ADA ramp improvements and have the work accepted by ODOT. (Planning / BG)

Motion **CARRIED**, by the following vote:

**AYES:** Lawler, Ellis, Akkal, Glenewinkel, Nye, Winter.  
**NAYS:** None.  
**ABSTAIN:** None.  
**ABSENT:** McCann.

Dated this 31 day of October, 2023.

To appeal the decision of the Planning Commission, as articulated in Land Use Order No. 2972 an appeal must be filed on an Appeal form provided by the Director at the City of Beaverton Community Development Department's office by no later than 4:30 p.m. on November 13, 2023.

PLANNING COMMISSION  
FOR BEAVERTON, OREGON

ATTEST:

APPROVED:

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BRITTANY GADA  
Associate Planner

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JENNIFER NYE  
Chair

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JANA FOX  
Current Planning Manager